



Order Filed on February 5,
2018 by Clerk, U.S. Bankruptcy
Court - District of New Jersey

UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEW JERSEY

Caption in Compliance with D.N.J. LBR 9004-2(c)

Stern, Lavinthal & Frankenberg, LLC
105 Eisenhower Parkway, Suite 302
Roseland, New Jersey 07068-0490
Telephone Number (973) 797-1100
Facsimile Number (973) 228-2679
Jeanette F. Frankenberg, Esq.
Ashley L. Rose, Esq.
Attorneys for Creditor
Selene Finance LP as servicer for MTGLQ
Investors, L.P.

In Re:

James O Maua

Debtor

Judge: Stacey L. Meisel
Chapter 13
Hearing: January 24, 2018
Case No.: 15-31183-SLM

**CONSENT ORDER RESOLVING APPLICATION FOR EXTENSION OF LOSS
MITIGATION**

The consent order set forth on the following pages, numbered two (2) through three (3),
is hereby **ORDERED**.

DATED: February 5, 2018


Honorable Stacey L. Meisel
United States Bankruptcy Judge

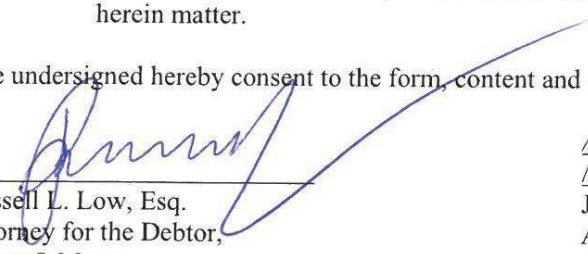
Debtor: James O Maua
Case No: 15-31183-SLM
Caption: Consent Order Resolving Application to Extension of Loss Mitigation

THIS MATTER having been brought before the Court by Russell L. Low, Esq., attorney for the Debtor, James O. Maua ("Debtor"), upon the filing of an Application to Extend Loss Mitigation (the "Application"), and Selene Finance LP as servicer for MTGLQ Investors, L.P., ("Secured Creditor"), by and through its attorneys, Stern, Lavinthal & Frankenberg, LLC, having filed an Objection to the Application, and the parties having subsequently resolved their differences; and the Court noting the consent of the parties to the form, substance and entry of the within Order; and for good cause shown;

IT IS HEREBY ORDERED as follows:

1. Debtor must upload all missing documents requested within the DMM Portal on or before February 8, 2018 in order for the review to continue.
2. If the loan modification is granted, Debtor shall file a Modified Plan, together with amended Schedule "J" reflecting Debtor's post loan modification budget, within thirty (30) days of approval of final loan modification.
3. If no loan modification is approved by March 6, 2018 (or other date as extended by court order), Secured Creditor will promptly notify the Trustee, with copy to Debtor's attorney, and within thirty (30) days of such notification, the Debtor shall file one of the following:
 - a. A Modified Plan to cure the arrearage claim and any subsequent arrears to Secured Creditor; or a
 - b. Modified Plan to surrender the property subject to said claim; or a
 - c. Notice to Convert to Chapter 7; or a
 - d. Notice to Dismiss the Case.
4. Debtor acknowledges that the monthly post-petition mortgage payment is subject to change in accordance with the terms of the note and mortgage. Furthermore, post-petition payments / trial period payments (if applicable) shall continue to be tendered outside the plan while the loan modification process is pending.
5. This Order shall be incorporated in and become part of any Order Confirming Plan in the herein matter.

The undersigned hereby consent to the form, content and entry of the within Order:



Russell L. Low, Esq.
Attorney for the Debtor,
James O Maua

/s/ Jeanette F. Frankenberg
/s/ Ashley L. Rose
Jeanette F. Frankenberg, Esq.
Ashley L. Rose, Esq.
Attorney for Secured Creditor
Selene Finance LP as servicer for
MTGLQ Investors, L.P.

Certificate of Notice Page 3 of 3
United States Bankruptcy Court
District of New Jersey

In re:
James O Maua
Debtor

Case No. 15-31183-SLM
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0312-2

User: admin
Form ID: pdf903

Page 1 of 1
Total Noticed: 1

Date Rcvd: Feb 06, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 08, 2018.

db +James O Maua, 205 McAdoo Ave, Jersey City, NJ 07305-2048

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Feb 08, 2018

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on February 6, 2018 at the address(es) listed below:

Ashley L. Rose on behalf of Creditor Nationstar Mortgage LLC cmecf@sternlav.com
Denise E. Carlson on behalf of Creditor PNC Bank, National Association
bankruptcynotice@zuckergoldberg.com, bkgroup@kmlawgroup.com
Jeanette F. Frankenberg on behalf of Creditor Selene Finance LP as servicer for MTGLQ
Investors, L.P. cmecf@sternlav.com
Jeanette F. Frankenberg on behalf of Creditor Nationstar Mortgage LLC cmecf@sternlav.com
Justin Plean on behalf of Creditor Nationstar Mortgage LLC jplean@rasflaw.com,
bkyecf@rasflaw.com; ras@ecf.courtdrive.com
Laura M. Egerman on behalf of Creditor Nationstar Mortgage LLC bkyecf@rasflaw.com,
bkyecf@rasflaw.com; legerman@rasnj.com
Marie-Ann Greenberg magecf@magtrustee.com
Patrick O. Lacsina on behalf of Creditor Nationstar Mortgage LLC bmusarra@rasnj.com,
bkyecf@rasflaw.com; legerman@rasnj.com
Russell L. Low on behalf of Debtor James O Maua rbear611@aol.com,
ecf@lowbankruptcy.com; r57808@notify.bestcase.com

TOTAL: 9